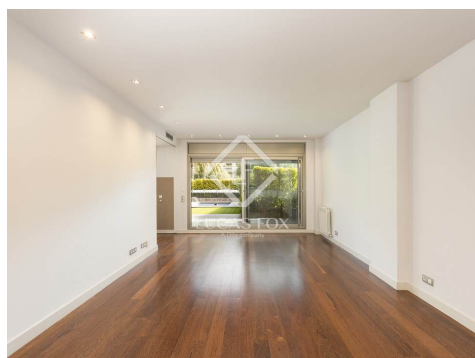
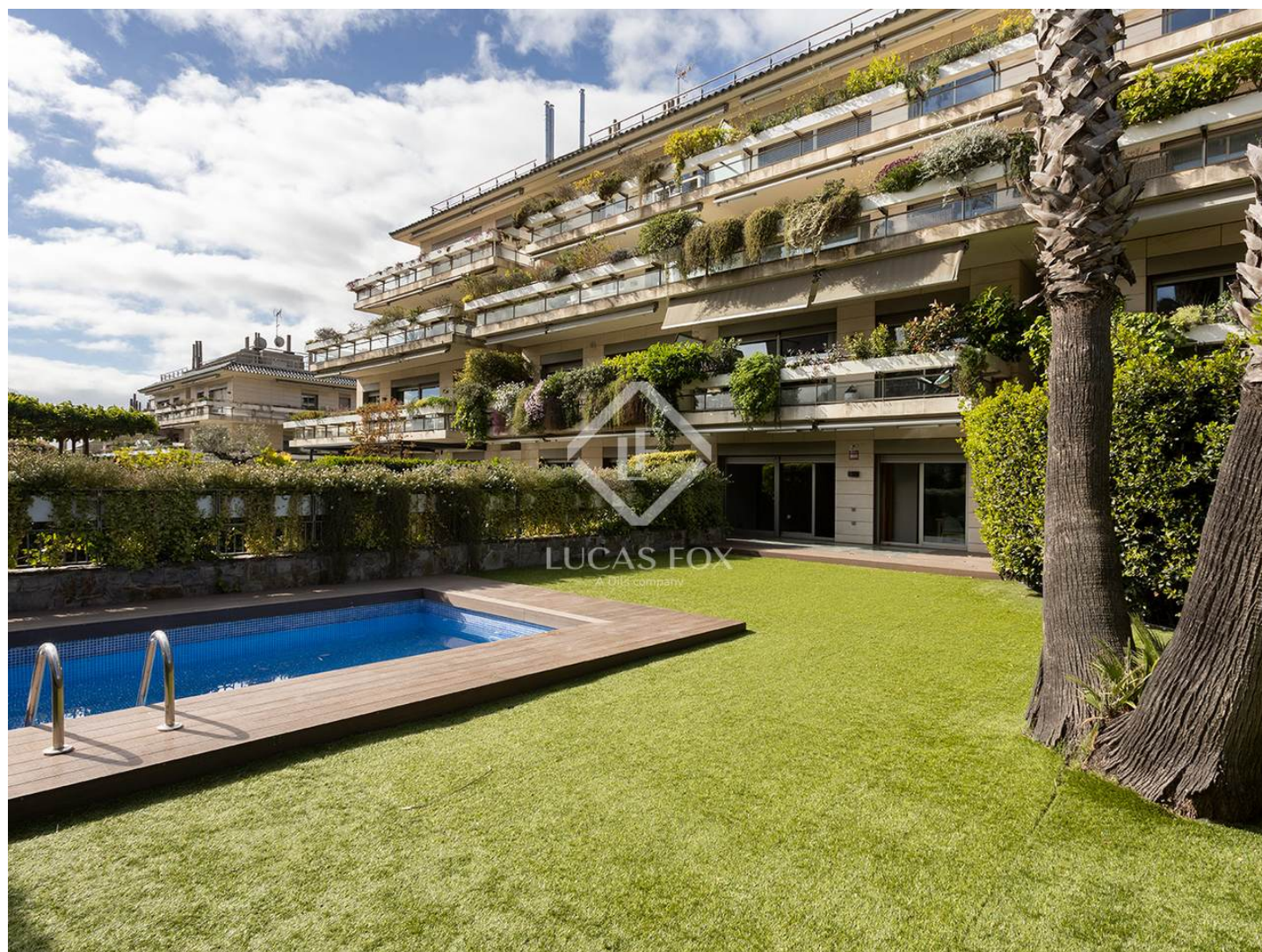


€1,950,000 Apartment - For sale

## Excellent 3 Bedroom apartment with 213m<sup>2</sup> garden for sale in Sant Gervasi - La Bonanova

Spain » Barcelona » Barcelona City » Sant Gervasi - La Bonanova » 08017

<b>3</b>	<b>3</b>	<b>177m<sup>2</sup></b>	<b>213m<sup>2</sup></b>
Bedrooms	Bathrooms	Floorplan	Garden



**Contact us today for more information or to arrange a viewing**

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### OVERVIEW

### Wonderful family-friendly apartment with three bedrooms, garden, private pool, three parking spaces sold separately and permanent surveillance.

In the exclusive Torre Vilana development , we find a development dating back to 1997 by the developer N&N. It consists of 17,000 m2 of green areas, swimming pools, paddle tennis courts, basketball courts, a football countryside , a children's play area, permanent surveillance in a closed area and security cameras. This beautiful duplex apartment with a garden and a private pool is located in this development.

The property is spread over two floors. The main floor houses the day area, where we have a kitchen diner semi-open to the living room by a sliding door and a spacious living room dining room room to enjoy moments of meeting and beautiful views of the private garden with swimming pool.

In the night area we have three exterior bedrooms with access to another private terrace that leads to the communal area. The master bedroom suite includes built-in wardrobes and a large bathroom with shower. Two other bedrooms, a bathroom with bathtub and a guest toilet complete this area.

A spiral staircase takes us to the ground floor, where we see a large multipurpose area that could be used as a cinema area, study, library or a guest room. In addition, next to it there is a full bathroom , a large utility room and a reserved space with built-in wardrobes. As an informative fact, the ceilings in this area stand out, which are a little lower than those of the rest of the property.

The property has two separate entrances for both areas of the apartment, three consecutive parking spaces, high-quality finishes, Technal brand enclosures, Gradhermetic motorized blinds, wenge-colored wooden floors , a kitchen equipped with Siemens appliances , gas heating, air conditioning on both floors of the apartment, a private garden with a swimming pool and a storage room in the boiler room.

The development has permanent surveillance in a closed area for your maximum security.



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Mountain views, Garden, Gym,  
Concierge service, Lift, Wooden flooring,  
Padel court, Parking, Utility room, Security,  
Playroom, Pet-friendly,  
Near international schools, Heating,  
Gated Community, Exterior,  
Equipped Kitchen, Double glazing,  
Chill out area, Air conditioning

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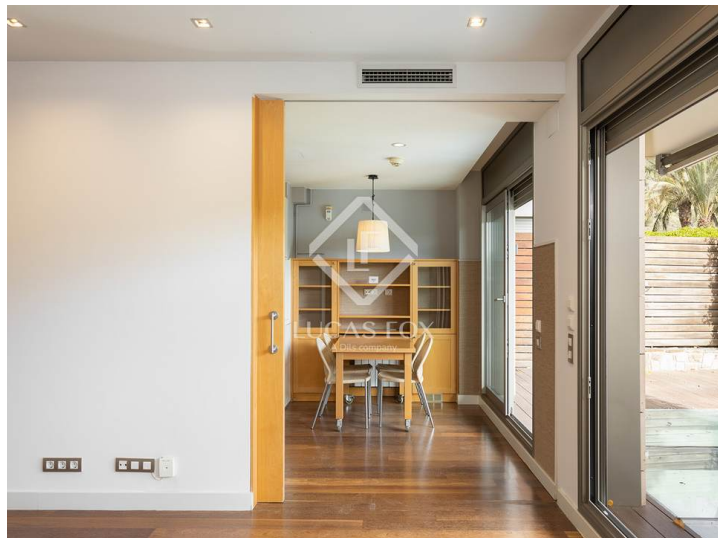
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Furthermore, it offers easy access to the Ronda de Dalt, international schools, Collserola Park and the Carretera de las Aguas.



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